THE HON'BLE SRI JUSTICE BILAL NAZKI
AND
THE HON'BLE SRI JUSTICE NOOTY RAMAMOHANA RAO

WRIT APPEAL No.996 OF 2006

JUDGMENT : (Per Hon'ble Sri Justice Bilal Nazki)

Tenant has been ordered to be evicted on the basis of findings of the authorities under the A.P. (Andhra Area) Tenancy Act, 1956 (hereinafter referred to as 'the Tenancy Act'). The landlady sought eviction on two grounds. First ground was of creating sub-tenancy and the second ground was default in payment of Makta (rent) for the years 1998-99 and 1999-2000. Before coming to the High Court, the matter was tried by two authorities. Both the authorities held against the tenant and in favour of the landlady. The learned Single Judge of this Court also agreed with the authorities and found, *"Both the authorities have considered the evidence on record by applying sound principles of law, drew appropriate inferences and came to correct conclusion while holding against the tenant."*

Two authorities under the Tenancy Act and the learned Single Judge have considered the evidence and

come to the conclusion that sub-tenancy is established and default for two years is also established. We are not expected, in this letters patent appeal, to go once again through evidence and convert this Bench into an appellate Court against the order of the primary authority and the appellate authority.

For these reasons, we do not find merit in the appeal, which is accordingly dismissed.

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(BILAL NAZKI,
J)

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(NOOTY RAMAMOHANA RAO, J)

29th September 2006

ajr